

Camp Florida Property Owners Association, Inc.

Statement of Financial Position

Income Tax Basis

December 31, 2021

Assets

Current Assets

Petty Cash	\$ 160.00
Cash Box Banks	400.00
Cash - Vault	1,500.00
SSB General Checking 1968	211,762.31
SSB Activities Checking 3930	20,167.04
SSB Unrestricted Savings Rsrv 9549	10,107.39
SSB Road Rsrv 6734	161,323.86
MidFL Rsrv Checking 0960	307.46
MidFL Rsrv Savings 0876	100.00
MidFL Rsrv Savings 8211	249,618.68
Total Current Assets	655,446.74

Property Plant & Equipment

Land	813,454.09
Capital Improvements	267,660.40
Clubhouse	793,468.78
Recreation Facilities	160,802.94
Equipment	251,929.14
Accumulated Depreciation	(692,980.00)
Total Property Plant & Equipment	1,594,335.35

Other Assets

Utility Deposits	2,910.00
Total Other Assets	2,910.00
Total Assets	\$ 2,252,692.09

Liabilities

Current Liabilities

Season Pass Deposits	\$ 8,005.00
Chase Credit Card Payable	9,253.18
Total Current Liabilities	17,258.18

Long-Term Liabilities

Unrestricted Maintenance Reserve	17,976.00
Unrestricted Capital Equipment Reserve	24,740.00
Unrestricted Insurance Reserve	67,000.00
Unrestricted Recreation Reserve	10,298.00
Unrestricted Road Reserve	16,663.00
Booster Club Liability	3,100.00
Total Long-Term Liabilities	139,777.00
Total Liabilities	\$ 157,035.18

See accountant's compilation report

Interim Statement - Unadjusted for Year-End

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Net Assets	
Net Assets, Beginning	1,998,601.17
Change in Net Assets	97,055.74
Total Net Assets	<u>2,095,656.91</u>
Total Liabilities And Net Assets	<u>\$ 2,252,692.09</u>

See accountant's compilation report
Interim Statement - Unadjusted for Year-End

Camp Florida Property Owners Association, Inc.

Statements of Activities and Changes in Net Assets

Income Tax Basis

For the month and year ended December 31, 2021

	Current	Year to date
Revenues, Gains, And Other Support		
Assessment Income	\$ 117,486.69	\$ 429,025.77
Total Revenues, Gains, And Other Support	117,486.69	429,025.77
Gross Profit	117,486.69	429,025.77
Expenses And Losses		
Advertising	0.00	157.32
Contract Labor	1,800.00	14,325.00
Dues and Subscriptions	0.00	249.29
Electric Expense	4,119.78	37,579.91
Meals	61.27	710.85
Leased Employees	15,028.57	150,491.54
Equipment Rental	0.00	1,940.00
Sanitation Expense	516.45	6,760.37
Fuel Expense	296.60	3,762.03
Insurance	0.00	27,874.20
Landscaping & Lawn Expense	2,702.71	6,584.38
Internet Expense	102.28	525.11
Licenses & Permits	0.00	3,967.79
Legal	60.00	5,295.38
Office Supplies	941.72	5,550.71
Pool Maintenance & Supplies	1,986.10	12,138.51
Laundry Room Expense	414.65	2,679.92
Postage	0.00	970.50
Professional Fees	922.50	12,242.50
Recreation Expense	3,538.53	17,882.90
R & M - General	3,270.67	26,882.07
R & M - Small Equipment	128.76	10,714.97
R & M - Electric/Plumbing	0.00	10,361.10
R & M - Air Conditioning	0.00	700.16
R & M - Pool Heater/Filter	0.00	477.48
Sales Tax Expense	187.41	2,836.22
Security Expense	0.00	451.52
Seminars & Training	0.00	449.00
Supplies	(44.05)	6,949.85
Telephone	592.53	6,973.58
Tools Expense	0.00	149.43
Uniform Expense	0.00	154.80
Water & Sewer Expense	2,429.72	17,222.94
Total Expenses And Losses	39,056.20	396,011.33
Income From Operations	78,430.49	33,014.44
Other Income		

See accountant's compilation report

Interim Statement - Unadjusted for Year-End

Camp Florida Property Owners Association, Inc.

Statements of Activities and Changes in Net Assets

Income Tax Basis

For the month and year ended December 31, 2021

	Current	Year to date
Laundry Income	300.00	11,595.50
Recreation/Activities Income	6,519.30	32,168.36
Late Fee Income	34.50	521.50
Storage Lot Income	4,072.00	16,747.00
Interest Income	74.98	792.94
Miscellaneous Income	25.00	2,250.00
Total Other Income	11,025.78	64,075.30
 Income Before Provision For Taxes	 89,456.27	 97,089.74
 Provision For Income Taxes		
Federal Income Tax	34.00	34.00
Total Provision For Income Taxes	34.00	34.00
 Change In Net Assets		
Net Assets, Beginning	89,422.27	97,055.74
Net Assets, Ending	\$ 2,006,234.64	1,998,601.17
	\$ 2,095,656.91	\$ 2,095,656.91

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Interim Statement - Unadjusted for Year-End